Commercial Real Estate Consultants www.dmaproperty.com

Ground Floor

26–28 Great Portland St London W1W 80T

+44 (0)20 7491 7777 info@dmaproperty.co.uk

76 HIGH STREET EPSOM, SURREY, KT19 8BA

DMA



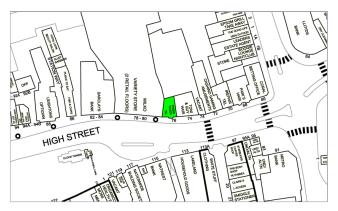
SHOP TO LET - WITHOUT PREMIUM	£18,500	p/a exc	usive
A1 USE	285	Sq ft	
The property is located in the heart of Epsom occupying a prime trading position adjoining Toni & Guy and Wilko, opposite the entrance to The Ashley Centre. Nearby traders include Barclays Bank, Lakeland, NatWest Bank, White Stuff and Starbuck.			
Frontage	12'1"		3.7 m
Internal Width (max)	12'8"		3.9 m
Shop Depth	24'3"		7.4 m

The above information is believed to be correct but is intended for guidance only and its accuracy is not guaranteed. It does not constitute an offer and must not be relied on as representation of facts or as otherwise forming the basis of a contract. The vendors or lessors do not, and neither DMA nor their employees have any authority to make or give any representation or warranty in relation to the property.

 $285 \mathrm{sq} \mathrm{ft}$

26.5 m2





Lease	A new effective full repairing and insuring lease for a term to be agreed.
Rent	£18,500 per annum exclusive - WITHOUT PREMIUM.
Rates	Interested parties are recommended to make their own enquiries with the Rating Department of Epsom & Ewell Borough Council, Tel: 01372 732 000.
EPC	Available upon request.
Legal Costs	Each party to be responsible for payment of their own legal costs incurred in the transaction.
Viewing	Contact DMA –
	Nicholas Menzies 020 7318 6915 / nmenzies@dmaproperty.com
	Warren Domb 020 7318 6916 / wdomb@dmaproperty.com
	SUBJECT TO CONTRACT & VAT

The above information is believed to be correct but is intended for guidance only and its accuracy is not guaranteed. It does not constitute an offer and must not be relied on as representation of facts or as otherwise forming the basis of a contract. The vendors or lessors do not, and neither DMA nor their employees have any authority to make or give any representation or warranty in relation to the property.